

BY AUTHORITY

RESOLUTION NO. **72**
SERIES OF 2009

COMMITTEE OF REFERENCE
Public Works

A RESOLUTION

Accepting and approving the plat of Stapleton Business Center North Filing No. 1.

WHEREAS, the property owners of the following described land, territory or real property situate, lying and being in the City and County of Denver, State of Colorado, to wit:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 15; TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO,
THENCE S00°59'23"E, 70.00 FEET ALONG THE EASTERLY LINE OF THE NORTHEAST QUARTER OF SAID SECTION 15; THENCE DEPARTING SAID EASTERLY LINE S89°29'45"W, 150.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF 56TH AVE. DEDICATED BY ORDINANCE NO. 508, SERIES OF 1995, ON JULY 12, 1995 UNDER RECEPTION NO.9500082452 IN THE CLERK AND RECORDER'S OFFICE OF THE CITY AND COUNTY OF DENVER SAID POINT BEING THE TRUE POINT OF BEGINNING;THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY LINE AND PARALLEL WITH THE EASTERLY LINE OF SAID NORTHEAST QUARTER, S00°59'23"E, 2,532.78 FEET TO A POINT ON A NON-TANGENT CURVE BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF A UNION PACIFIC RAILROAD EASEMENT AS RECORDED AUGUST 14, 1963 IN BOOK 1088, PAGE 234 IN THE RECORDS OFFICE AT ADAMS COUNTY; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE 482.95 FEET ALONG A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 56°54'03", A RADIUS OF 486.30 FEET AND A CHORD THAT BEARS S58°48'30"W, 463.35 FEET TO A POINT WHERE SAID NORTHERLY RIGHT-OF-WAY LINE INTERSECTS THE EASTERLY RIGHT-OF-WAY LINE OF SAID UNION PACIFIC RAILROAD EASEMENT; THENCE S89°01'15"W, 50.00 FEET TO THE CENTERLINE OF SAID UNION PACIFIC RAILROAD RIGHT-OF-WAY EASEMENT; THENCE ALONG SAID RAILROAD CENTERLINE, N00°58'45"W, 1383.59 FEET; THENCE DEPARTING SAID RAILROAD CENTERLINE, S89°29'45"W, 200.00 FEET; THENCE N00°58'45"W, 352.74 FEET; THENCE S89°29'45"W, 1818.15 FEET TO A POINT ON THE WESTERLY LINE OF THE NORTHEAST QUARTER OF SECTION 15; THENCE ALONG SAID WESTERLY LINE, N00°41'59"W, 1033.31 FEET TO A POINT ON THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF 56TH AVE.; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE N89°29'45"E, 2463.06 FEET, TO THE TRUE POINT OF BEGINNING.

SAID PARCEL CONTAINING AN AREA OF 3,334,314 SQUARE FEET (76.545 ACRES), MORE OR LESS.

propose to lay out, plat and subdivide said land, territory or real property into blocks, lots, and tracts, and have submitted to the Council of the City and County of Denver a plat of such proposed subdivision under the name and style aforesaid, showing the adjacent streets and platted territory, accompanied by a certificate of title from the attorney for the City and County of Denver; and there

1 are no dedications to streets, avenues, public utilities and cable television easements as shown
2 thereon.

3 **WHEREAS**, said subdivision was surveyed by or under the direction of the City Engineer of
4 the City and County of Denver and said City Engineer has certified as to the accuracy of said survey
5 and said plat or map and their conformity with the requirements of Chapter 49, Article III of the
6 Revised Municipal Code of the City and County of Denver, and said plat has been approved by the
7 City Engineer, the Manager of Community Planning and Development, the Manager of Public Works
8 and the Manager of Parks and Recreation;

9
10 **NOW THEREFORE,**
11 **BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**
12

13 **Section 1.** That the Council hereby finds and determines that said land, territory, or real
14 property has been platted in strict conformity with the requirements of the Charter of the City and
15 County of Denver.

16 **Section 2.** That the said plat or map of Stapleton Business Center North Filing No. 1 and
17 dedicating to the City and County of Denver no streets, avenue, public utilities and cable television
18 easements, be and the same are hereby accepted by the Council of the City and County of Denver.

19 COMMITTEE APPROVAL DATE: N/A
20 MAYOR-COUNCIL DATE: June 23, 2009.

21 PASSED BY THE COUNCIL

22 June 29 2009

23 James Kobak - PRESIDENT

24 ATTEST: Stephanie Murray - CLERK AND RECORDER,
25 EX-OFFICIO CLERK OF THE
26 CITY AND COUNTY OF DENVER
27

28 PREPARED BY: PATRICK A. WHEELER, ASSISTANT CITY ATTORNEY; June 22, 2009

29 Pursuant to section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of the
30 City Attorney. We find no irregularity as to form, and have no legal objection to the proposed
31 ordinance. The proposed resolution is not submitted to the City Council for approval pursuant to §
32 3.2.6 of the Charter.
33

34 David R. Fine, City Attorney

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36 BY: [Signature], Asst City Attorney DATE: 25 June 09
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